

Petroleum County is developing floodplain maps to identify flood-prone areas and is drafting floodplain regulations to help reduce the impact of flooding on future development. Floodplain maps are going through review and are expected to go effective in 2019. If you have property in an area that is identified on the draft floodplain maps as in the 500-Year Floodplain, please review the information below.

FLOODPLAIN REGULATIONS

Once effective, Petroleum County's Floodplain Regulations will not regulate development in the 500-Year Floodplain although flooding is still possible in this area.

In accordance with proposed regulations, new construction and building improvement will be allowed in the 500-Year Floodplain without a County Floodplain Permit. Other federal, state, and local regulations may apply.

If your property has areas in both the proposed 100-Year and 500-Year Floodplains, any new development may be required to obtain a County Floodplain Permit depending on where the development will occur. It is important to discuss the location of any development with your County Floodplain Administrator to understand the impacts of floodplain mapping on proposed projects in or near a mapped 100-Year Floodplain.

FLOOD INSURANCE REQUIREMENT

If you own a building in the proposed 500-Year Floodplain, it is considered to be at a moderate risk of flooding. It is therefore recommended that you purchase flood insurance even if your lender does not require you to do so in order to protect your investment.

Your lender will likely reevaluate your loan when the new floodplain maps go effective. If your building is located in the 500-Year Floodplain, your lender might choose to require you to purchase flood insurance or provide building elevation documentation (an Elevation Certificate) to prove your building is above the flood elevation.

Some property owners may not see any insurance changes when the new floodplain maps go effective. Talk to your lender or insurance agent early if you are considering purchasing flood insurance in order to find the best option for you.

500-YEAR FLOODPLAIN (0.2%-Annual-Chance Floodplain)

This is an area of **MODERATE** flood risk. It is the area expected to get wet during a 500-Year Flood, a flood event with a 0.2% chance of occurring in any given year. The 500-Year Flood is also referred to as a 0.2%-Annual-Chance Flood.

IMPORTANT POINTS

- Unlike in the 100-Year Floodplain, County Floodplain Regulations will not require a floodplain permit for any new man-made development in the 500-Year Floodplain.
- Your lender can choose to require flood insurance for a building they are financing regardless of where the building it is located if they feel there is a flood risk.
- Federal flood insurance will be available to anyone in Petroleum County once the new floodplain maps go effective.
- Properties located in or near wildfire burn areas may have a high risk of flooding even if they are not shown in the 100-Year or 500-Year Floodplains.